

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the following reasons: (indicate hardship or practical difficulty)

I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law For Baltimore County.

11

FORM 01-82



Pursuant to the advertisement, posting of property, and public hearing on the Petition and it appearing that strict compliance with the Baltimore County Zoning Regulations would result in practical difficulty and unreasonable hardship upon the Petitioner(s) and the granting of the variance(s) requested will not adversely affect the health, safety, and general welfare of the community, the variance(s) should be granted.

Therefore, IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 31st day of July, 1984, that the herein Petition for Variance(s) to permit a side yard setback of 41 feet instead of the required 50 feet, in accordance with the site plan marked Petitioners' Exhibit 1, be and is hereby GRANTED, from and after the date of this Order, subject to the following:

1. The Petitioners may apply for their building permit and be granted same upon receipt of this Order; however, Petitioners are hereby made aware that proceeding at this time is at their own risk until such time as the applicable appellate process from this Order has expired. If, for whatever reason, this Order is reversed, the Petitioners would be required to return, and be responsible for returning, said property to its original condition.

*[Signature]*  
Zoning Commissioner of  
Baltimore County

AJ/srl

cc: Mr. & Mrs. Anthony C. Delauney  
People's Counsel

ORDER RECEIVED FOR FILING

DATE July 21, 1984  
BY *[Signature]*  
ADMINISTRATIVE SERVICES

**MCKEE & ASSOCIATES, INC.**  
Engineering - Surveying - Real Estate Development

1717 YORK RD. LUTHERVILLE, MARYLAND 21093

Telephone: (301) 252-5820

June 18, 1984

DESCRIPTION TO ACCOMPANY VARIANCE PLAT  
1401 BROADWAY ROAD  
EIGHTH ELECTION DISTRICT  
BALTIMORE COUNTY, MARYLAND

Beginning for the same at a point in or near the center of Broadway Road, said point being approximately 28 feet West of the centerline of Ridgemont Road and Broadway Road, and running thence the following four courses and distances: South 00° 22' 17" West 404.27 feet; thence North 89° 21' 00" West 110.00 feet; thence North 01° 51' 00" East 398.60 feet; thence North 85° 55' 00" East 100.00 feet to the place of beginning.



July 2, 1984

Mr. & Mrs. Anthony C. Delauney  
1401 Broadway Road  
Lutherville, Maryland 21093

**NOTICE OF HEARING**

Re: Petition for Variance  
S/S Broadway Rd., 28' W of the c/l of  
Ridgemont Rd. (1401 Broadway Road)  
Anthony C. Delauney, et ux - Petitioners  
Case No. 85-25-A

TIME: 10:00 A.M.

DATE: Monday, July 30, 1984

PLACE: Room 106, County Office Building, 111 West Chesapeake  
Avenue, Towson, Maryland

cc: James W. McKee  
1717 York Road  
Lutherville, Maryland 21093

*[Signature]*  
Zoning Commissioner  
of Baltimore County

BALTIMORE COUNTY, MARYLAND  
OFFICE OF FINANCE - REVENUE DIVISION  
MISCELLANEOUS CASH RECEIPT

No. 130532

DATE 6/14/84 ACCOUNT R-01-615-000  
AMOUNT 3520

RECEIVED FROM John M. Key  
FOR paying fee for Plan # 357  
Anthony C. Delauney

0 083\*\*\*\*\*350016 8194A

VALIDATION OR SIGNATURE OF CASHIER



BALTIMORE COUNTY  
OFFICE OF PLANNING & ZONING  
TOWSON, MARYLAND 21204  
494-3353

ARNOLD JABLON  
ZONING COMMISSIONER

July 25, 1984

Mr. & Mrs. Anthony C. Delauney  
1401 Broadway Road  
Lutherville, Maryland 21093

Re: Petition for Variance  
S/S Broadway Rd., 28' W of the c/l of  
Ridgemont Rd. (1401 Broadway Road)  
Anthony C. Delauney, et ux - Petitioners  
Case No. 85-25-A

Dear Mr. & Mrs. Delauney:

This is to advise you that \$59.45 is due for advertising and posting of the above property.

This fee must be paid and our zoning sign and post returned on the day of the hearing before an Order is issued. Do not remove sign until day of hearing.

Please make the check payable to Baltimore County, Maryland, and remit to Mrs. Arlene January, Zoning Office, Room 113, County Office Building, Towson, Maryland 21204, before the hearing.

Sincerely,

*[Signature]*  
ARNOLD JABLON  
Zoning Commissioner

BALTIMORE COUNTY, MARYLAND  
OFFICE OF FINANCE - REVENUE DIVISION  
MISCELLANEOUS CASH RECEIPT

No. 131948

DATE July 30, 1984 ACCOUNT R-01-615-000  
AMOUNT \$59.45

RECEIVED FROM John M. Key  
FOR paying fee for Plan # 357  
Anthony C. Delauney

0 027\*\*\*\*\*594516 8304F

VALIDATION OR SIGNATURE OF CASHIER

**BALTIMORE COUNTY, MARYLAND**

**INTER-OFFICE CORRESPONDENCE**

Arnold Jablon  
TO: Zoning Commissioner Date: July 18, 1984  
Norman E. Gerber, Director  
FROM: Office of Planning and Zoning  
Zoning Petition Nos. 85-25-A, 85-30-A, 85-33-A,  
SUBJECT: 85-24-A, 85-25-A, and 85-26-A

There are no comprehensive planning factors requiring comment on these petitions.

NEG/JGH/sf

85-25-A

**BALTIMORE COUNTY OFFICE OF PLANNING & ZONING**

County Office Building  
111 W. Chesapeake Avenue  
Towson, Maryland 21204

Your petition has been received and accepted for filing this  
18th day of JUNE, 1984.

*[Signature]*  
ARNOLD JABLON  
Zoning Commissioner

Petitioner Anthony C. Delauney, et ux received by: *[Signature]*  
Nicholas B. Commodari  
Chairman, Zoning Plans  
Advisory Committee

**CERTIFICATE OF POSTING**

ZONING DEPARTMENT OF BALTIMORE COUNTY  
Towson, Maryland

District 8th Date of Posting 7-13-84  
Posted for: Variance  
Petitioner: Anthony C. Delauney  
Location of property: S/S Broadway Rd. 28' W of the c/l of  
Ridgemont Rd. (1401 Broadway Rd.)  
Location of Sign: S/S of Broadway Rd. in front of 1401  
Broadway Rd.  
Remarks:  
Posted by: *[Signature]* Date of return: 7-20-84  
Number of Signs: 1

**PETITION FOR VARIANCE**

8th Election District

ZONING: Petition for Variance  
LOCATION: South Side Broadway Road, 28 ft. West of the centerline of Ridgemont Road (1401 Broadway Road)  
DATE & TIME: Monday, July 30, 1984 at 10:00 A.M.  
PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing:

Petition for Variance to permit a side yard setback of 41 ft. in lieu of 50 ft.

Being the property of Anthony C. Delauney, et ux, as shown on plat plan filed with the Zoning Department.

In the event that this Petition is granted, a building permit may be issued within the thirty (30) day appeal period. The Zoning Commissioner will, however, entertain any request for a stay of the issuance of said permit during this period for good cause shown. Such request must be received in writing by the date of the hearing set above or made at the hearing.

BY ORDER OF  
ARNOLD JABLON  
ZONING COMMISSIONER  
OF BALTIMORE COUNTY

**CERTIFICATE OF PUBLICATION**

TOWSON, MD. July 12, 1984

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., appearing on July 12, 1984.

THE JEFFERSONIAN,

\$18.00

**PETITION FOR VARIANCE**  
8th Election District  
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By Order of  
ARNOLD JABLON  
Zoning Commissioner  
of Baltimore County  
July 12

**PETITION FOR VARIANCE**  
8th Election District  
ZONING: Petition for Variance  
LOCATION: South Side Broadway Road, 28 ft. West of the centerline of Ridgemont Road (1401 Broadway Road)  
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By Order of  
ARNOLD JABLON  
Zoning Commissioner  
of Baltimore County  
July 12

**CITY NEWSPAPERS OF MARYLAND, INC.**

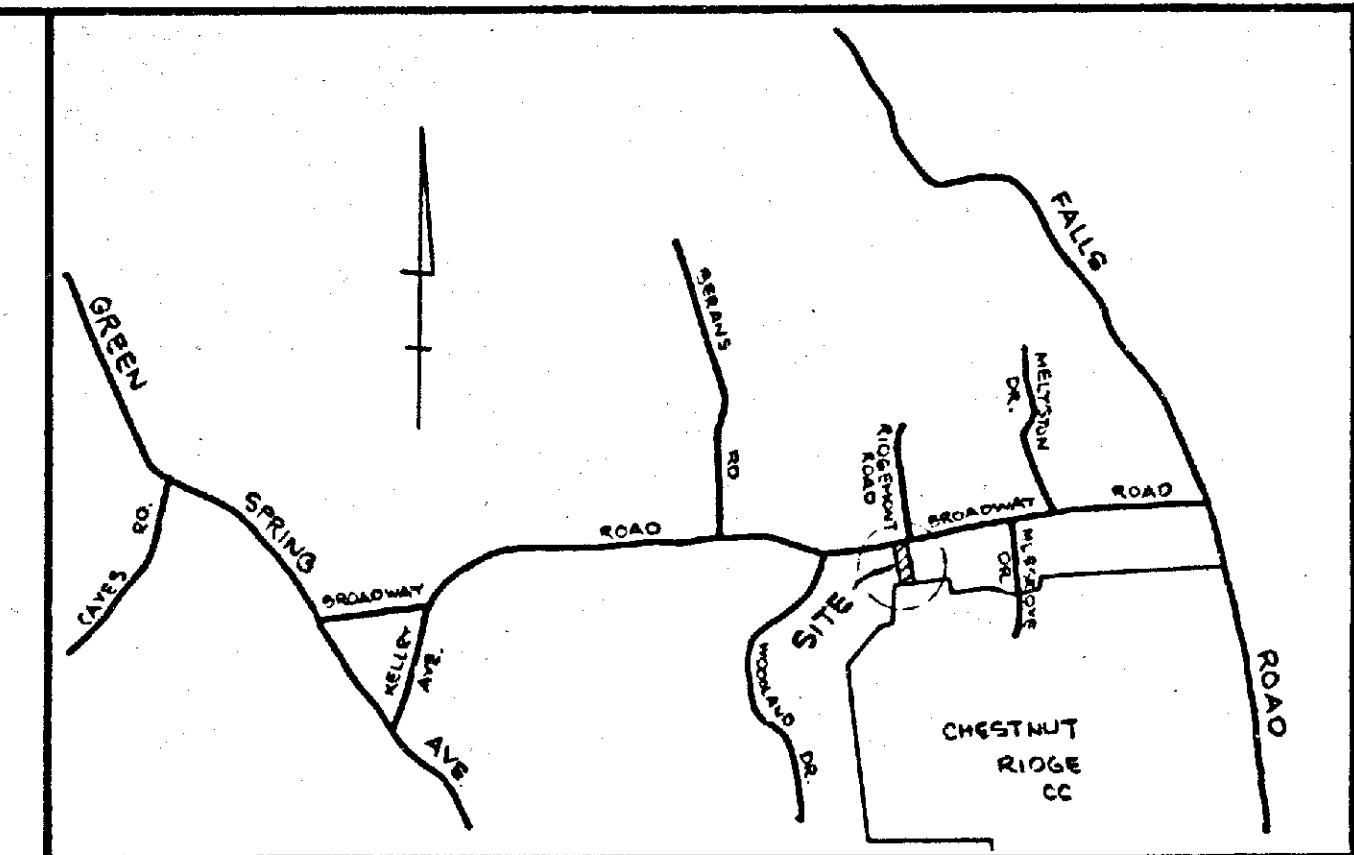
Westminster, Md. July 12, 1984

IFY that the annexed Petition for Variance (one) successive weeks/days previous to July 12, 1984, in the county Times, a daily newspaper published in Westminster, Carroll County, Maryland. roll Herald, a weekly newspaper published in Elfersburg, Carroll County, Maryland. Times, a weekly newspaper published in Reisterstown, Baltimore County, Maryland.

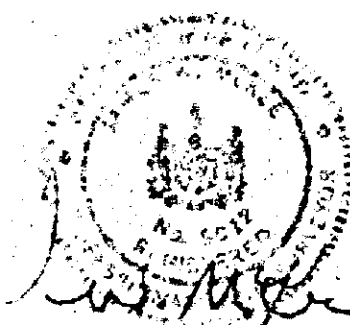
CITY NEWSPAPERS OF MARYLAND, INC.

Per: *[Signature]*





1717 YORK ROAD - LUTHERVILLE, MO. 21093



W. H. H. 6/14/64

